

Land and Facilities Committee agenda

ITEMS POSTPONED/SCHEDULED FOR DEFINITE DATE

March 22: Make recommendation to Council regarding authorization of renegotiation and execution of an Interlocal Agreement with Capital Metro for continued use of 'Dillo park-and-ride lot for a three-year term with an option to renew for an additional three-year term (Request by Capital Metro & Council, pp.); naming the new golf course "Spikerush" and the two-course complex the "Roy Kizer Golf Complex" (Request from Golf Advisory Board and the Department, tabled at 2/8/94 meeting).

ITEMS POSTPONED INDEFINITELY

Ordinance and By Laws Revisions including reference for specific date for CIP review process to begin (referred to Quality Committee); Kealing Space Project referred to Land and Facilities Committee; conceptual design of pedestrian underpass at Barton Springs RD (referred back to Land and Facilities Committee at 2/8/94 meeting)

Board Members may submit agenda items up to 10 days prior to Board meetings by contacting Jody Hamilton at 499-6714.



MEMORANDUM

TO: Parks and Recreation Board Members

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: February 16, 1994

SUBJECT: Town Lake Comprehensive Plan Review: Colorado River Park

On January 6, 1994 the City Council instructed the Parks Board, the Planning Commission and the Environmental Board to solicit public input, review and make recommendations by June 1994 to the City Council on the update of the Town Lake Comprehensive Plan including Zilker Park, Town Lake and the Colorado River Park. The review schedule adopted by the Parks Board begins with the Colorado River Park, followed in later meetings with the Central Lake Corridor and Zilker Park. The review procedure is to spend two meetings on each section; first, a staff description of the relevant sections of the Plan and changes recommended by PARD staff and second, a public hearing. In the final meeting, the Parks Board will formulate a recommendation the City Council.

Background

The Town Lake Comprehensive Plan is the second master plan for Town Lake. The first plan was developed in 1968, eight years after the lake was formed by the construction of Longhorn Dam. The 1968 plan envisioned a trail system, observation points, fishing areas, boat landings, and picnic areas; much of the plan has been developed.

The 1988 Town Lake Comprehensive Plan was the result of renewed community interest in the park. In 1985, the Town Lake Task Force was appointed by City Council to address improvements on Town Lake. The result of their effort, the Town Lake Corridor Study, included goals and policies for future development, and called for a long-range comprehensive plan for the lake corridor.

In 1986, Johnson Johnson and Roy/inc. and Lawrence W. Speck Associates, Inc. were retained to prepare the Town Lake Comprehensive Plan. Over an eighteen month period, the study team conducted over one hundred neighborhood meetings, four city-wide meetings and reviewed their findings before the Parks Board, Planning Commission and the City Council. In 1989, Council passed an ordinance adopting the Plan and requiring development of parkland and right-of-way to comply with the Plan.

Town Lake Comprehensive Plan Organization

The Plan is divided into four sections. The first section, Baseline Situation, describes the natural and cultural environment, park use patterns, and perception about future development. The second section, Plan Concept, presents guiding principles and design concepts, and land acquisition plans. The third section, Plan Description, describes the physical plan for Town Lake. The final section presents an implementation strategy.

Colorado River Park Recommendations (see pages 81-87 and page 35)

1) The Colorado River Park is recommended to benefit from the largest land acquisition and development investment in the Plan. A 210 acre expansion was proposed to create a major metropolitan park occupying the area between Montopolis Drive on the east, the Colorado River on the north, Krieg Field on the west, and a future extension of Lakeshore Drive on the south.

PARD Recommendation. Agree. In March 1993, the City approved a contract to purchase 250 acres to supplement the existing 56 acre park.

2) Extension of Lakeshore Drive between Pleasant Valley Road and Montopolis Drive is proposed to provide vehicular access to the new park.

PARD Recommendation. Agree. Lakeshore Drive is needed to provide access from the Montopolis neighborhood on the east, and from other areas on the west. Lakeshore Drive is not an approved CIP project but should be funded in the future. In the short run, the extension of Grove Boulevard would give access from the south through the Montopolis neighborhood. Grove Boulevard is an approved CIP project and plans are complete, but sale of the bonds has not been approved.

3) Construction of a Performance Pavilion to accommodate city-wide theatre and musical events. The Pavilion is described as a 4,500-6,000 seats under a shelter and 7,000-10,000 seats on an amphitheater lawn. The Pavilion would include restrooms and concession stands.

PARD Recommendation. PARD supports the concept of an amphitheater but recommends a smaller capacity in order to avoid traffic and noise problems. Like the Zilker Hillside Theatre, the Colorado River Park amphitheater should be available for a variety of neighborhood and cultural performances.

4) For the amphitheatre, construct permanent parking for 1400-1600 cars and temporary overflow parking for 2000 cars on an open field.

PARD Recommendation. PARD supports adequate permanent parking for a smaller audience, and encourages alternate transportation methods to avoid excessive paving in parkland.

5) All existing baseball diamonds at Kreig Field should remain in their current configuration.

PARD Recommendation. PARD agrees. In addition, the Montopolis Youth Sports Complex was approved in the 1992 Bond Election, and the east end of the Colorado River Park was selected by the Montopolis neighborhood as the appropriate location.

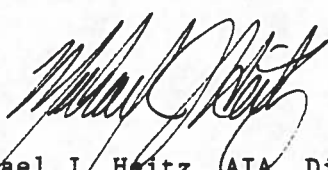
6) General recreation facilities should be developed in the southeastern portion of the park, to include activities such as picnic shelters, tables, barbecue pits, benches, a playscape, basketball, volleyball and disk golf. A portion of the area should be identified for Neighborhood Park use. Special events facilities should be developed for open-air dancing and festivals.

PARD Recommendation. PARD agrees. The particular list of general recreation improvements should be selected later in consultation with the neighborhood.

7) The north bank of the Colorado River between Longhorn Dam and the Montopolis Bridge should be designated as a Preserve.

PARD Recommendation. Twenty acres of land on the north bank, west of the Montopolis Bridge, is dedicated parkland and can be designated a nature preserve. Land adjoining the 20 acre tract on the north bank, if undisturbed and found to have natural features, should be acquired.

Please contact me if you require additional information.



Michael J. Heitz, AIA, Director
Parks and Recreation Department

Town Lake Comprehensive Plan Review Schedule

PROCESS

- Review the Comprehensive Plan in three geographical sections: (a) the Colorado River Park area, (b) the central Town Lake corridor, and (c) Zilker Park.
- For each of the three geographical sections, the review will occur in two meetings, and will consist of (1) a description of the current Plan and recommended changes by PARD, and (2) a public hearing. In a final meeting, the Board will make a recommendation to Council.

SCHEDULE

Phase One: Colorado River Park

- February 22: PARD Recommendation
- March 8: Public Hearing

Phase Two: Central Lake Corridor

- March 22: PARD Recommendation
- April 12: Public Hearing

Phase Three: Zilker Park

- April 26: PARD Recommendation
- May 10: Public Hearing

Action

- May 24: Board Recommendation to Council



M E M O R A N D U M

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: March 1, 1994

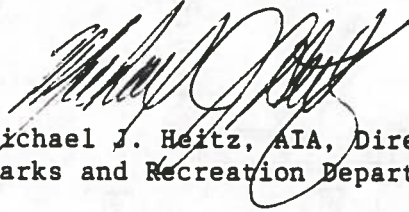
SUBJECT: Mt. Bonnell Security Fence

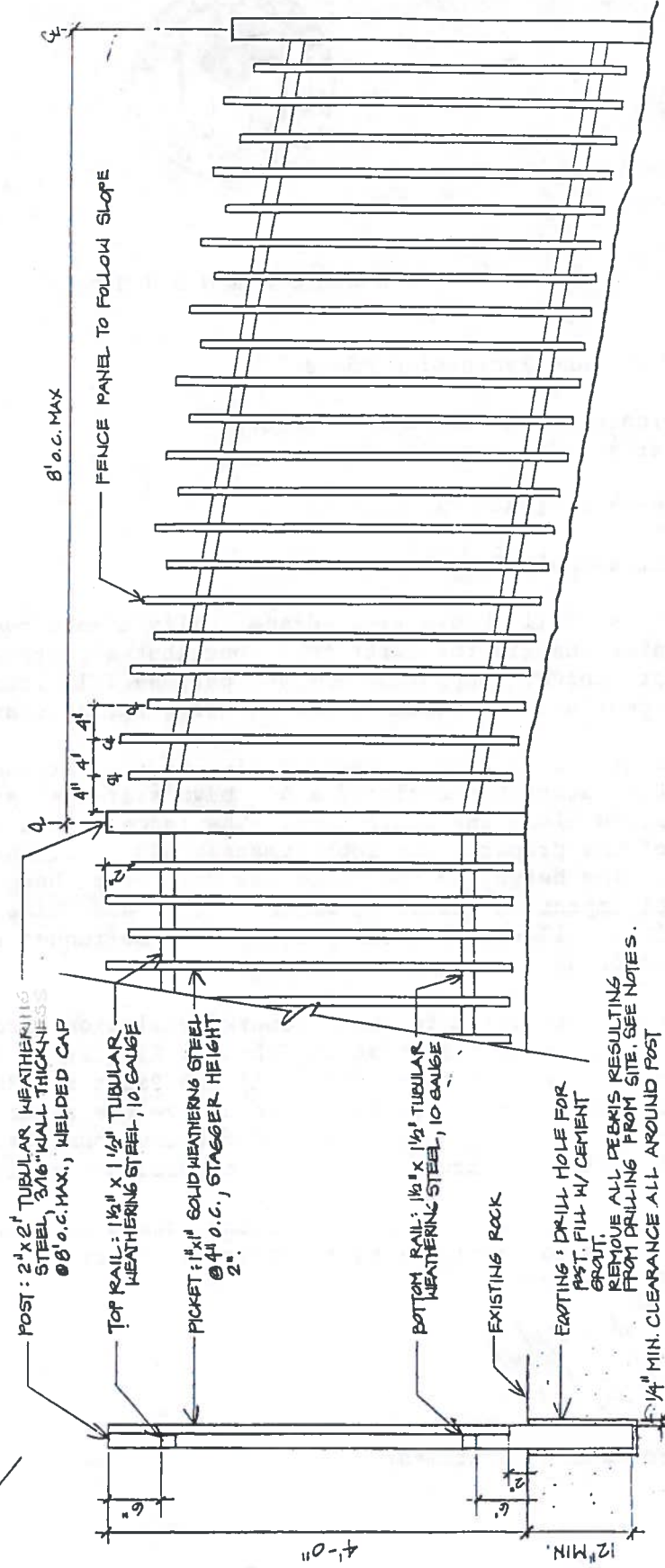
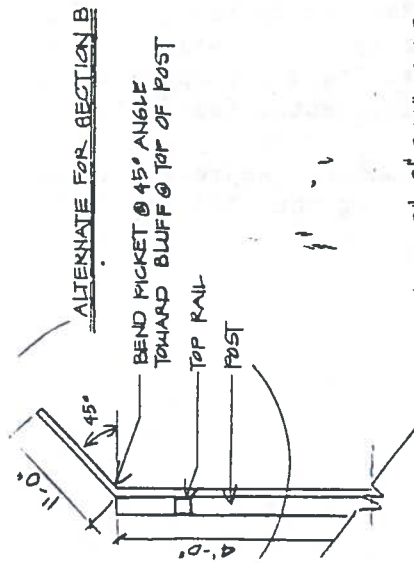
Mt. Bonnell is well known as a dramatically scenic overlook in the City of Austin. Unfortunately the cliff that contributes to that drama also presents a dangerous precipice. Approximately 4-6 persons fall from the cliff each year, both by accident and by suicide. One of these falls is usually fatal.

In order to provide a safer area for viewing the surrounding landscape, Parks and Recreation Staff has designed a 4' high self-weathering steel picket fence to be installed along the bluff line. The fence would follow the bluff on the west side of the property for approximately 620 l.f. and has an estimated cost of \$30,000. The height of the fence has purposely been kept to 4' in order to have minimal impact on the views while at the same time providing a barrier to the accidental fall victim. The project will be funded through the Mt. Bonnell 1984 CIP Bond funds.

The project was presented to the Landmark Commission through an application for a Certificate of Appropriateness on February 28, 1994. That Commission decided to table any action on the project until the Parks and Recreation Board has had a chance to review the project. Eventually the security fence will also go before both the Planning Commission and the Environmental Board for approval of a variance to allow construction near a 'significant environmental feature'.

The Parks and Recreation Board is being asked to recommend approval of the project in order to provide a safer environment for enjoying what has become an Austin scenic monument.


Michael J. Heitz, AIA, Director
Parks and Recreation Department



SECTION

ELEVATION

Mt. Bonnell Security Fence Detail



M E M O R A N D U M

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: March 1, 1994

SUBJECT: Donation of Town Lake Observation Point

The Parks and Recreation Board approved the concept of accepting the donation of an observation point on Town Lake, south of Austin High School on December 14, 1993. In its meeting on February 8, 1994 the Board approved the project in its schematic plan form.

The site for the observation point is already a natural viewing spot from which to enjoy the upper lake and the cypress-lined shore of Zilker Park across Town Lake. Limited improvements were made in the past to establish a vista, but the bank is eroding and there are no benches. The project will focus on stabilizing the shoreline, extending an accessible trail to the water, developing low retaining walls to form an observation area, and installation of appropriate native plants. The existing hike and bike trail will remain the same width as at present and in the same location.

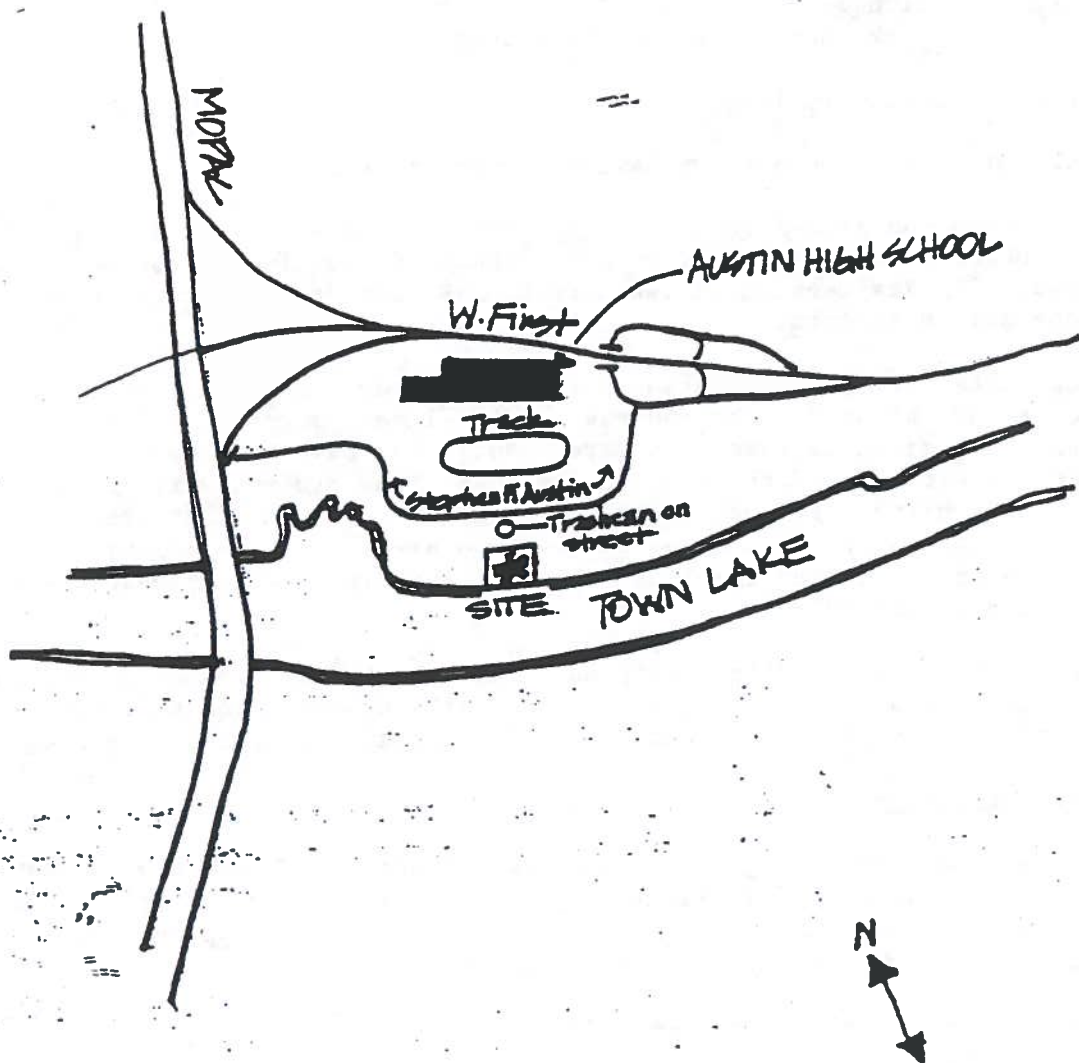
Ms. Debra Sale Wendler will present the project in its design development phase to the Parks and Recreation Board on March 8, 1994. At that time she will also present the wording of quotes to be incorporated into the retaining walls.

Recommendation

I recommend approving the design development plans for the donated observation point on Town Lake near Austin High School with the understanding that the Parks and Recreation Department will reserve the right of approval/disapproval of the quotations proposed for the retaining walls.

Please contact me if you need additional information.


Michael J. Heitz, AIA, Director
Parks and Recreation Department

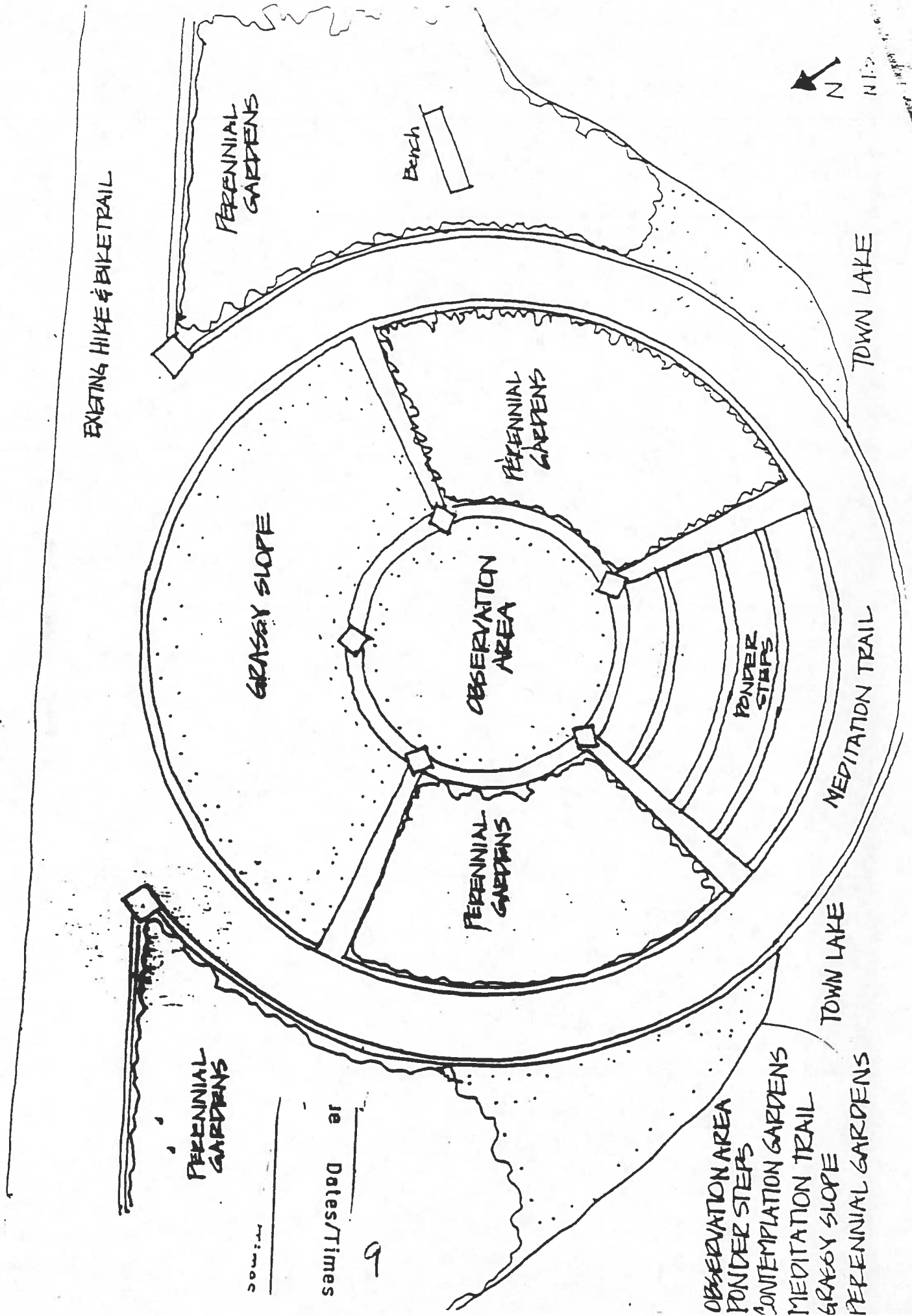


SITE LOCATION MAP

TOWN LAKE
OBSERVATION AREA

CONCEPT PLAN

CONCEPT PLAN



PERENNIAL GARDENS

DATE

DATE/TIME

9

OBSERVATION AREA
POND STEPS
MEDITATION GARDENS
MEDITATION TRAIL
GRASSY SLOPE
PERENNIAL GARDENS

TOWN LAKE

MEDITATION TRAIL

TOWN LAKE



N



MEMORANDUM

TO: Parks and Recreation Board

FROM: Michael J. Heitz, AIA, Director
Parks and Recreation Department

DATE: February 16, 1994

SUBJECT: Capital Cruises - proposed floating boat dock
Hyatt Hotel, Town Lake.

A request has been received from Mark Ledyard, President of Capital Cruises, for approval of expansion of the existing boat dock at the Hyatt Hotel on Town Lake. As you can see from the attached plan, three fingers approximately 30' long and 3' wide will extend into the lake.

The shoreline and the lake bed in front of the Hyatt Hotel is in the ownership of hotel and is not parkland. The proposed dock is a floating system and as such does not require a site development permit from the Department of Planning and Development.

The existing boat dock structure is located in a cove and does not effectively extend into Town Lake. The proposed expansion will extend 30' into the main body of Town Lake.

The attached brochure describes the floatation system that is planned to be used for the project.

Recommendation

I recommend approval of the request to construct three additional floating slips, approximately 30' long and three feet wide, at the Hyatt Hotel on Town Lake, and approval of the following variance:

A variance to the requirements of Section 13-2-795(1) of the City's Land Development Code, to allow the structure to extend more than 30' from the shoreline.

The approval is subject to the following conditions:

1. The flotation system be encased in high density polyethelene, in accordance with Section 13-2-792(d), to withstand prolonged exposure to wave action and weather.

Parks and Recreation Board
Capital Cruises
February 16, 1994
Page 2

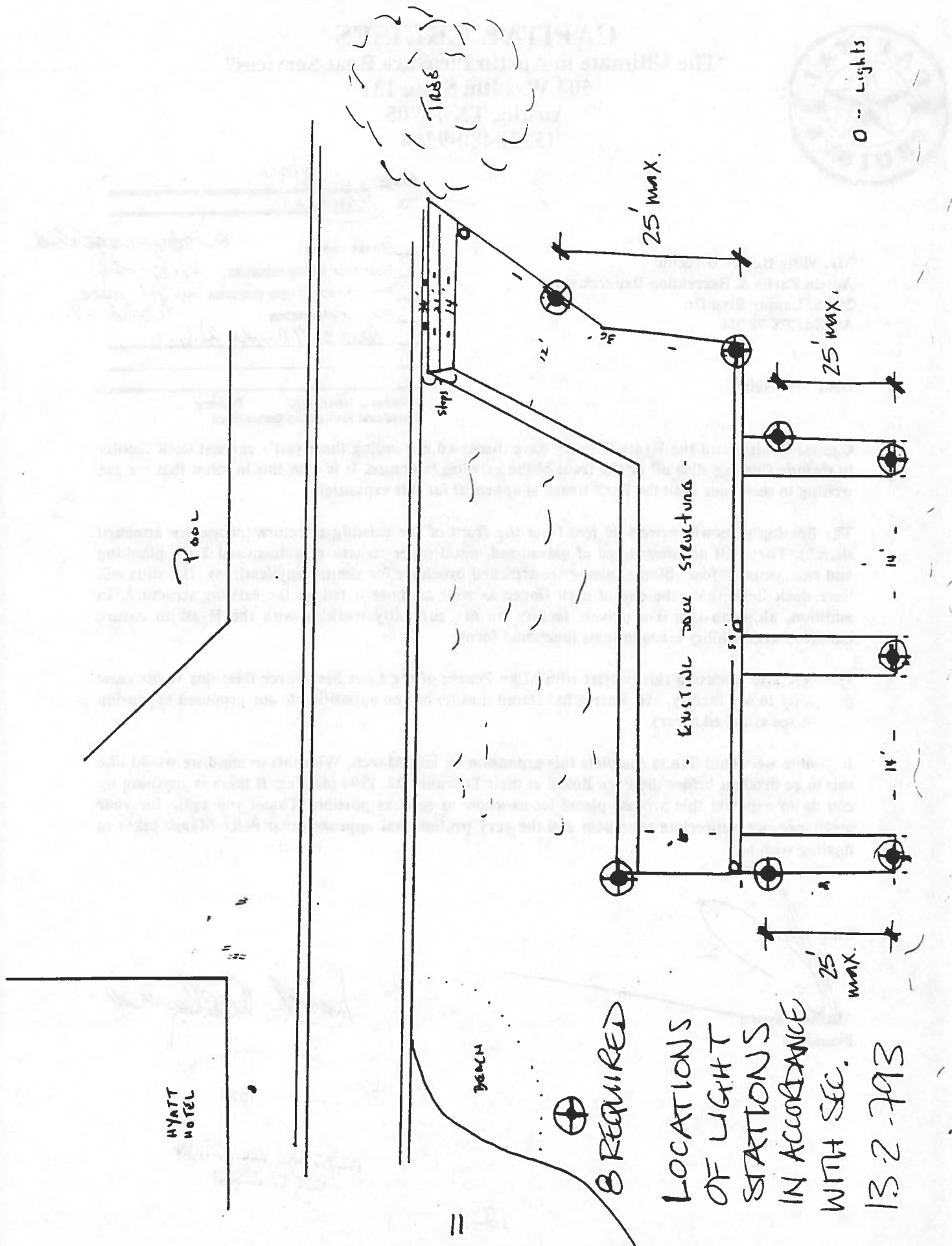
2. Navigation Lighting, in accordance with the requirements of Section 13-2-793, be provided at the locations indicated on the plan.

If I can provide you with any additional information, please let me know.



Michael J. Heitz, AIA, Director
Parks and Recreation Department

MJH:pm



8 REQUIRED

LOCATIONS
OF LIGHT
STATIONS
IN ACCORDANCE
WITH SEC.

132-793

O -- Lights



CAPITAL CRUISES

"The Ultimate in Austin Pleasure Boat Services"

504 W. 24th, Suite 131

Austin, TX 78705

(512) 480-9264

Mr. Mike Heitz - Director
Austin Parks & Recreation Department
200 S. Lamar Blvd Dr.
Austin, TX 78704

DATE: 2/9/94
TO: (Stuart)

☐ Please handle *RC Jody forager/ba*
☒ Response for my signature *JMO-icp*
☐ Provide copy of your response *MCH-icp*
☐ For your information *Randy R*
☐ *Due to Maury 2/16.*

Dear Mr. Heitz:

Michael J. Heitz, AIA, Director
Parks and Recreation Department

Capital Cruises and the Hyatt Regency have discussed expanding the Hyatt's current dock facility to include floating slips off of the front of the existing structure. It is with this in mind that we are writing to seek your (and the Park Board's) approval for this expansion.

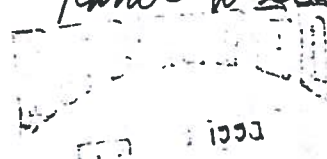
The floating slips will extend 30 feet from the front of the existing structure (please see attached sketch). They will be constructed of galvanized metal super-structure, wolmanized 2 x 6 planking and encapsulated foam blocks (please see attached brochure for similar applications). The slips will have dock lighting on the end of each finger as well as those noted on the existing structure. In addition, although this is a private facility we are currently working with the Hyatt to ensure handicap accessibility exists in some functional form.

We have also discussed this project with Mike Pearce of the Lone Star River Boat due to his close proximity to our facility. Mr. Pearce has stated that he has no opposition to our proposed expansion (see attached letter).

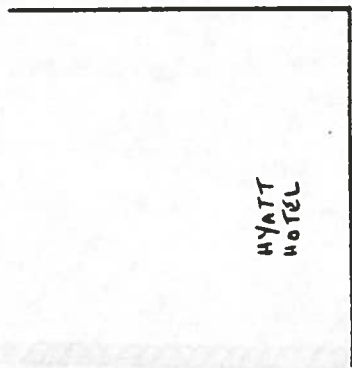
It is possible we would like to complete this expansion by mid March. With this in mind we would like this to be brought before the Park Board at their February 22, 1994 meeting. If there is anything we can do to expedite this process please let us know as soon as possible. Thank you again for your assistance, we appreciate your help and the very professional approach that Peter Marsh takes in dealing with us.

Sincerely,

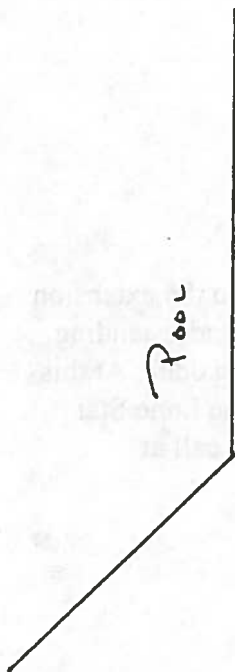

Mark Ledyard
President

hand delivered


PARKS AND RECREATION
CITY OF AUSTIN



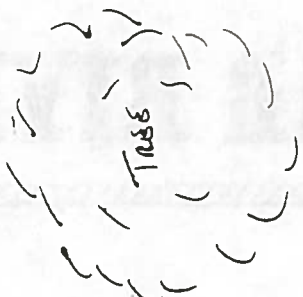
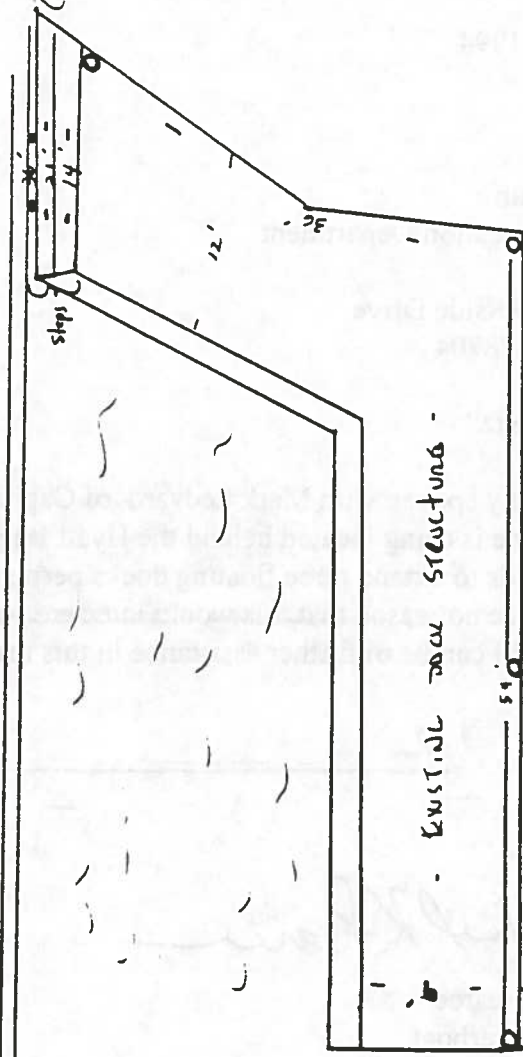
HYATT
HOTEL



Pool



BENCH



Tree

O - Lights

LONE STAR RIVERBOAT

February 5, 1994

City of Austin
Parks & Recreation Department
Mike Heitz
1500 W. Riverside Drive
Austin, Tx. 78704

Dear Mr. Heitz:

I have recently spoken with Mark Ledyard, of Capital Cruises, in regard to the extension of the dock he is using located behind the Hyatt Regency Hotel. It is my understanding that he intends to extend three floating docks perpendicular to the existing dock. At this time, I can see no reason ~~that this would interfere with the operation of the Lone Star Riverboat~~. If I can be of further assistance in this matter please give me a call at 327-1388.

Sincerely,



Michael K. Pearce
Lone Star Riverboat



Thirty years of combined marina management and manufacturing experience has made Galva-Foam the choice in floating docks nationwide.

Galva-Foam's standard modular design conforms to a wide range of floating dock requirements. Future cost savings are realized as modularity allows flexible expansion without paying a premium. And, pre-engineered construction permits turn-key installations or customer assembled units for maximum savings.

Custom fabrication is a Galva-Foam specialty for varied economic and environmental design constraints. Floating platforms for two-story buildings, revenue generating breakwater docks, and customer specified structures are a few examples.

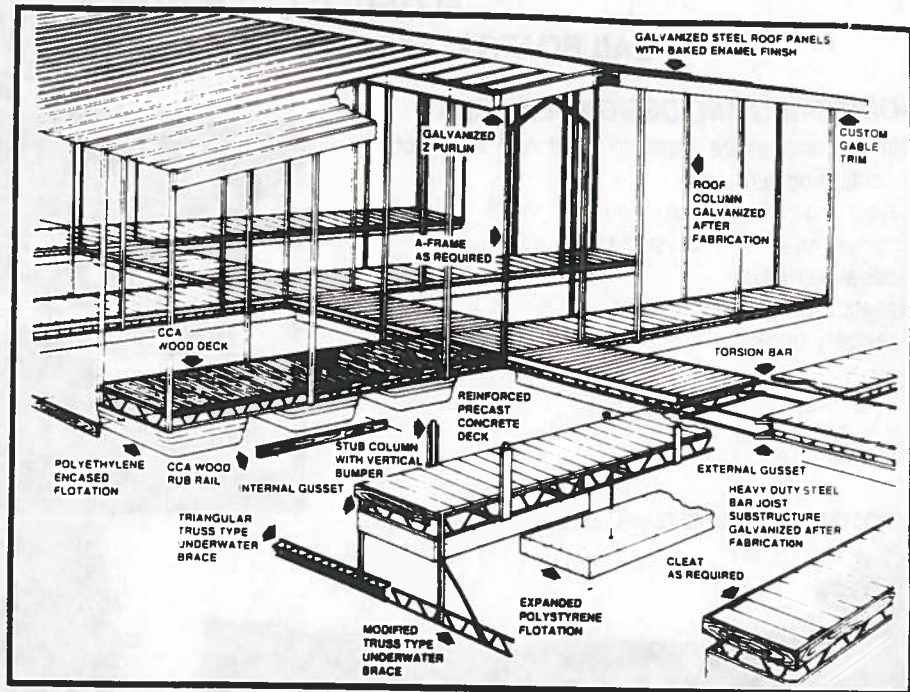
The quality Galva-Foam system has been approved by most governmental agencies, including the U.S. Corps of Engineers, Park and Forestry Departments, and State and Municipal Governments.

SUBSTRUCTURE

Galva-Foam offers two basic types of substructure construction. The original Galva-Foam design of steel, or SeaFam, an all wood glu-laminate beam construction for use in salt water environments.

STEEL

The modular system is built around a rugged 12" bar joist steel framework made from 1-1/2" x 1-1/2" angle, separated by 1/2" diagonal round bar, on 12" centers, and welded into sections 1, 2, 3 or 4' wide and up to 20' long, all hot dipped galvanized after fabrication. Sections are bolted together to form total lengths as required.



STANDARD CONSTRUCTION AND DESIGN

For the standard design, steel angle thickness is 3/16" at section bolting points, with 1/8" material utilized through the remainder. Intermediate full bar joists are spaced every 4' or less inside the section, with eight internal gussets located in the corners. All fasteners are galvanized.

GLU-LAMINATED WOOD

CCA treated side beams, laminated horizontally and tied together structurally with wood, fasteners and glue. Deck boards are fastened into top of beams to form a structural box frame. All beams to be 2" grade, Southern Yellow Pine, with top laminated board a premium grade AITC #1100.

FLOTATION AND ENCASEMENT

1.1lb. density flame-resistant expanded polystyrene is bolted solidly to the bottom of the framework. Flotation can be encased by several methods to protect against gas, debris, vermin and absorption.

ENCASEMENT METHODS AVAILABLE

- One-piece roto molded high density polyethylene floats, filled in place with expanded polystyrene.
- Urethane coating, ultra violet inhibitors, various thicknesses available.
- Hot-dipped galvanized 20 gauge steel.

DECKING

Decking material is 2" x 6" CCA treated lumber or low-maintenance reinforced precast concrete planks, 4000 PSI. Custom decking, including polyethylene, exposed aggregate concrete and custom request available. The entire perimeter is trimmed by a 2" x 6" CCA rub rail.

SUPERSTRUCTURE

2" or 2 1/2" x 11 gauge galvanized square tube roof support columns and underwater bracing are carriage bolted to side rails of section. 8" x 14 gauge galvanized steel roof purlins are bolted through columns and 26 gauge galvanized steel roof material with baked enamel finish are attached to purlins with self-drilling screws with neoprene washers.

CUSTOM FABRICATION SERVICES

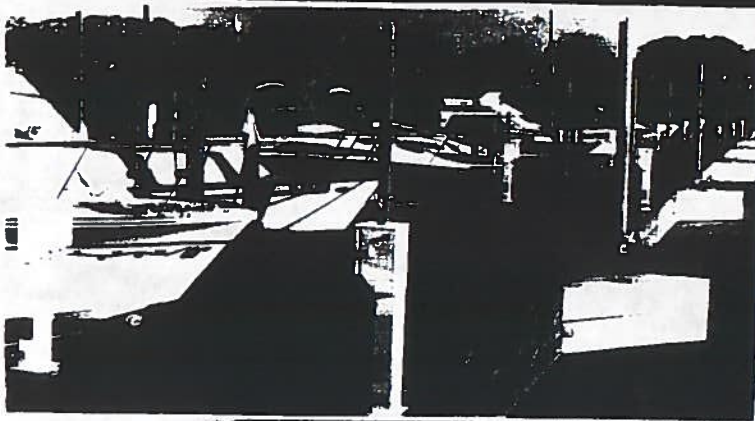
Marina Owners, Waterfront Developers and Government Agencies have unique requirements. Galva-Foam's custom fabrication services and product options are offered to accommodate distinct aesthetic, environmental, and budget demands.

FLOATING STRUCTURES SAILBOATS • CRUISERS • RUNABOUTS

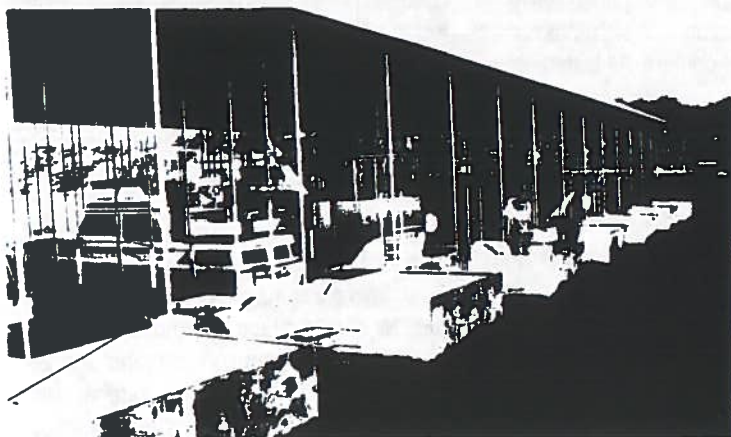
ENGINEERING AND DESIGN SERVICES

Consulting services are offered to assist in all phases of marina development.

- Layout and harbor design
- Engineering anchoring systems
- Special walkways
- Assistance in obtaining permits
- Feasibility studies



SIX-SHOOTER RESORT, LAKE TENKILLER, OK.



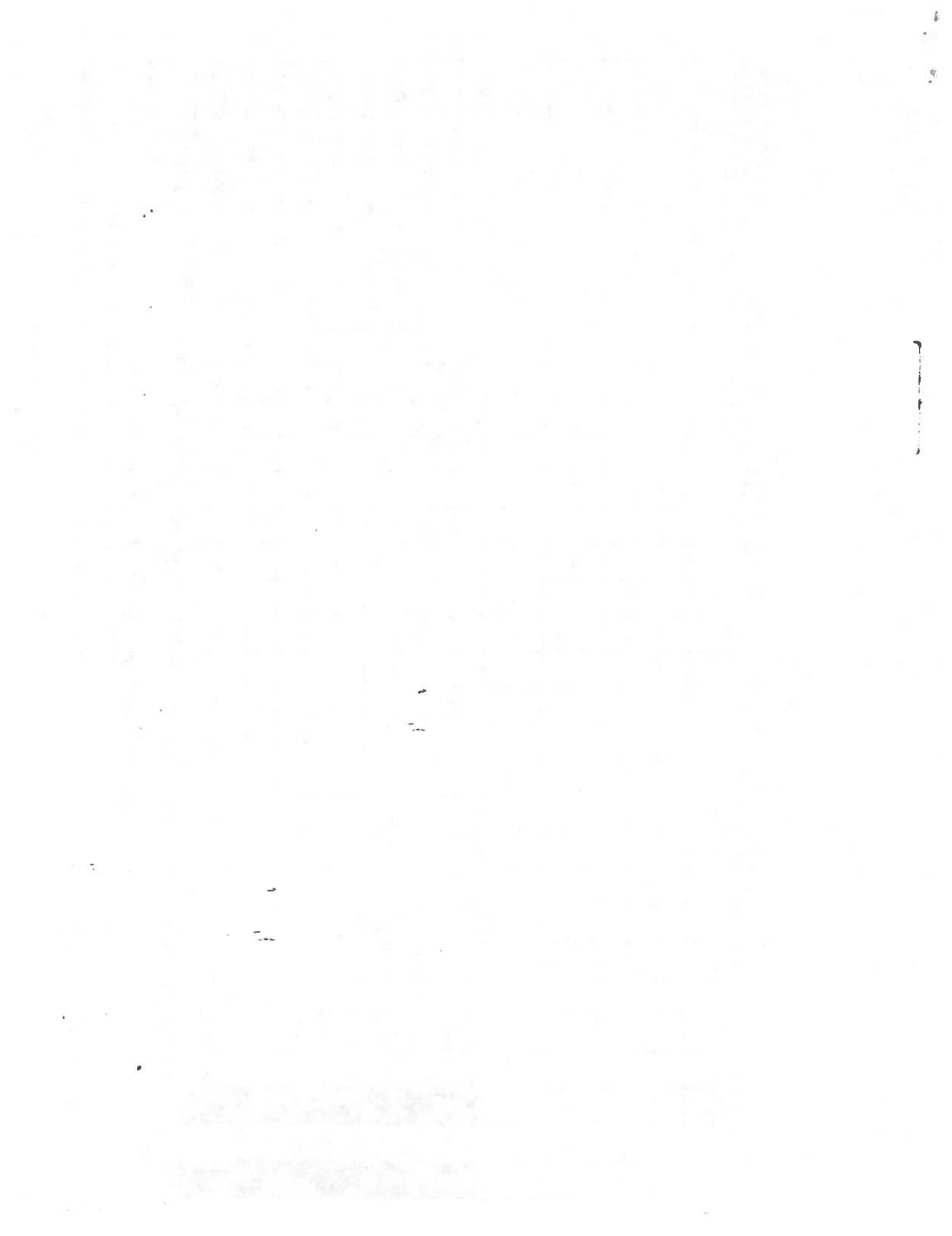
THE MOORINGS AT MALIBU, OSAGE BEACH, MO.

SUBSTRUCTURE VARIATIONS & OPTIONS

- All 3 16" Construction - recommended for high exposure locations
- 2"x2"x1 4" Construction - available for extreme exposure locations
- 18" Bar Joist - combined with other options can produce a frame for extreme conditions, higher freeboard or special applications, such as piers cantilevered from a sea wall
- Floating Breakwater - combined with floating slips, can work as a unique method to bring revenue to floating wave attenuation
- Uncovered Slips - can be pre-punched for a future roof



*Fill in dates of all regular meetings. List names of all members, and for each mark X when absent; ✓ when present and * if absent for health reasons. Send to the City Clerk's Office after each regularly scheduled meeting.



**PARKS AND RECREATION BOARD
LAND AND FACILITIES COMMITTEE**

**March 8, 1994
5:30 p.m.**

The following items are on the Parks and Recreation Board agenda for consideration and have been referred to the Land and Facilities Committee for recommendation:

1. Make recommendation regarding the Mount Bonnell Fence.
2. Make recommendation regarding approval of the schematic plans for a donated observation point on Town Lake.
3. Make recommendation to Department regarding approval of concept of the pedestrian walkway under the Barton Springs Road bridge.

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